

SM 5-58 TITLE OF REAL ESTATE Form 137 1/2 - W. A. Seybt & Co., Office Supplies, Greenville

STATE OF SOUTH CAROLINA COUNTY OF GREENVILLE

FILED GREENVILLE CO. JUL 9 4 04 PM 1959



Know All Men by These Presents:

That I, WILLIAM R. TIMMONS, JR., in the State aforesaid, in consideration of the sum of TWO THOUSAND SIX HUNDRED FORTY-FIVE AND NO/100 DOLLARS, (\$2,645.00) to the grantor(s) in hand paid at and before the sealing of these presents by the grantee(s) (the receipts whereof is hereby acknowledged), have granted, bargained, sold and released, and by these presents do grant, bargain, sell and release unto the said R. W. MANLEY, His Heirs and Assigns:

ALL that certain piece, parcel or lot of land in Butler Township, Greenville County, State of South Carolina, near the City of Greenville, and being known and designated as Lot Number 111 of a subdivision known as McSwain Gardens, Section 2, a plat of which is of record in the R. M. C. Office for Greenville County in Plat Book LL at Page 137, and having the following metes and bounds, to wit:

BEGINNING at a point on the Western side of Beaufort Street at the joint front corner of Lots 110 and 111 and running thence N 83-55 W 175 feet to a point at the joint rear corner of Lots 110 and 111; thence N 06-05 E 143 feet to a point; thence N 64-19 E 116 feet to a point at the joint rear corner of Lots 111 and 112; thence S 25-41 E 154.4 feet to a point on the Northwestern side of Beaufort Street at the joint front corner of Lots 111 and 112; thence following the curvature of the Northwestern side of Beaufort Street S 33-05 W 38.6 feet to a point; thence following the curvature of the Western side of Beaufort Street S 12-47 E 39.4 feet to the point of beginning.

THIS deed is executed subject to existing and recorded restrictions and rights-of-way.

GRANTEE to pay 1959 taxes.

TOGETHER with all and Singular the Rights, Members, Hereditaments and Appurtenances to the said premises belonging, or in anywise incident or appertaining.

TO HAVE AND TO HOLD all and singular the said Premises before mentioned unto the grantee(s) hereinabove named and His Heirs and Assigns forever.

And the grantor(s) do(es) hereby bind the grantor(s) and the grantor's(s) Heirs, Executors and Administrators to warrant and forever defend all and singular the said premises unto the grantee(s) hereinabove named, and the grantee's(s) Heirs and Assigns against the grantor(s) and the grantor's(s) Heirs and against every person whomsoever lawfully claiming or to claim the same or any part thereof.

Witness the grantor's(s) hand and seal this 12th day of June in the year of our Lord One Thousand Nine Hundred and Fifty-Nine.

Signed, Sealed and Delivered in the Presence of Catherine Francis, W. T. Patrick, and William R. Timmons, Jr. (Seal)

State of South Carolina } Personally appeared before me Catherine Francis COUNTY OF GREENVILLE

and made oath that S he saw the within named grantor(s) William R. Timmons, Jr. sign, seal and as His act and deed deliver the within written deed, and that S he, with W. T. Patrick witnessed the execution thereof.

Sworn to before me this 12th day of June, A. D., 1959. W. T. Patrick (Seal) Notary Public for South Carolina Catherine Francis (Seal)

State of South Carolina } RENUNCIATION OF DOWER COUNTY OF GREENVILLE I, W. T. Patrick, Notary Public, do hereby certify

unto all whom it may concern, that Mrs. Corinne J. Timmons wife of the within named William R. Timmons, Jr. did this day appear before me, and upon being privately and separately examined by me, did declare that she does freely, voluntarily, and without any compulsion, dread or fear of any person or persons whomsoever, renounce, release, and forever relinquish unto R. W. Manley, His Heirs and Assigns, all her interest and estate, and also all her right and claim of Dower of, in or to all and singular the premises within mentioned and released.

GIVEN under my hand and seal this 12th day of June, A. D., 1959. W. T. Patrick (Seal) Notary Public for South Carolina Corinne J. Timmons (Seal)

Cancelled documentary stamps attached: S. C. \$; U. S. \$ Recorded this 9th day of July 1959, at 4:04 P M, No. 1413

2773-2-18